

# **EXHIBIT E**

## Eric Gaabo

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**From:** Nikhil Patel  
**Sent:** Thursday, April 4, 2024 4:39 PM  
**To:** Charlie Miles  
**Cc:** Valerie Agolli; Willie Donwell; LaDawna Johnson  
**Subject:** Final follow-up on 9550 Hubbel and  
**Attachments:** PREDENIAL22038786.pdf; RE: [EXTERNAL] Re: 9550 Hubbell and 6463 Evergreen Question; RE: [EXTERNAL] Re: 9550 Hubbell and 6463 Evergreen Question; 6463 Evergreen - Tax Year 2018.pdf; 6463 Evergreen - Tax Year 2021.pdf; 6463 Evergreen - Tax Year 2017.pdf; 9550 Hubbell - Tax Year 2016.pdf; 9550 Hubbell - Tax Year 2017.pdf; 9550 Hubbell - Tax Year 2021.pdf; 9550 Hubbell - Wayne County Delinquent Property Tax Due .jpg; 6463 Evergreen - Wayne County Delinquent Property Tax Due .jpg

Mr. Miles,

We have provided you with similar information and guidance multiple times each year over the past decade. Here is the summary:

1. The reason why the 2016 base tax amount for 9550 Hubbel is higher than what was originally billed is because your Principal Residence Exemption (PRE) was removed from this property. This adjustment was made in 2016 and eventually sent over to the county because the tax bill became delinquent. This delinquent amount is not new as you've been aware of it since 2017. You received a final notification on this in 2019; attached is the letter you received from the State of Michigan on April 26<sup>th</sup>, 2019 (file labelled "PREDENIAL22038786").
  - a. When a PRE is removed it increases the tax liability on the property. State law allows homeowners to only have one property with a P.R.E, which can be found on one of your other properties. The P.R.E. audit process is performed by the City of Detroit Office of the Assessor.
  - b. The P.R.E. adjustment was not reflected on your original bill has – which I have attached for 2016 – because it was adjusted after the bills were mailed out.
  - c. Because the P.R.E was removed from this property, it added an additional \$1435.04 to your base tax. This was also transferred over to the county for delinquent collection.
  - d. To further clarify, your original total tax bill in 2016 was \$1572.41 ( \$1419.39 Summer Tax + \$153.02 Winter Tax). The removal of the PRE in 2016 increased your tax liability added \$1435.04, bringing the total tax bill for 2016 to \$3,007.45. You made a payment totaling \$306.04 on January 12<sup>th</sup>, 2017, on this tax bill. This left an outstanding amount of **\$2,701.41**, which is exactly the amount shown as the base tax transferred over the Wayne County for 2016.
  - e. On April 18<sup>th</sup>, 2018, you paid \$1,249.53 at the county for this parcel, leaving an outstanding base tax amount of **\$1451.88** (\$2,701.41 minus \$1,249.53). This is what you see on the county website (also attached)

Property Address	Taxpayer(s)
9550 HUBBELL, DETROIT MI 48227	MILES, CHARLES

Tax Year	Tax	Interest & Fees	Amount Due	Status
2016	\$1,451.88	\$2,231.23	\$3,683.11	 SUBJECT TO FORECLOSURE

2. You are responsible for resolving the outstanding tax liabilities for both 9550 Hubbell (Parcel ID: 22038786.) and 6463 Evergreen (Parcel ID: 22097205-6). You need to either make full payments or

set-up a payment plan through Wayne County. The County manages all foreclosure processes on properties that have delinquent taxes. **As we have informed you, I highly recommend working with the as soon as possible to begin clearing these items up. I cannot emphasize this enough as being the best next step you need to take.**

3. Attached please find our past recent correspondence along with the tax liability statements for each parcel.

Thank you,  
Nikhil

**Nikhil Patel**  
Treasurer / Deputy CFO  
Office of the Chief Financial Officer  
City of Detroit | Mayor Michael E. Duggan  
LinkedIn | [nikhil.patel@detroitmi.gov](mailto:nikhil.patel@detroitmi.gov)

GRETCHEN WHITMER  
GOVERNOR

STATE OF MICHIGAN  
DEPARTMENT OF TREASURY  
LANSING

RACHAEL EUBANKS  
STATE TREASURER

CHARLES MILES  
9550 HUBBELL STREET  
DETROIT, MI 48227-2702

RE: DENIAL OF PRINCIPAL RESIDENCE EXEMPTION  
Parcel Address: 9550 HUBBELL STREET, DETROIT, MI 48227  
PRE Unit File Number: 2016-AP-1057  
Appeal File Number: 20190724

<u>TAX YEAR</u>	<u>PARCEL NO.</u>
2013	22038786.
2014	22038786.
2015	22038786.
2016	22038786.

**DENIAL OF REQUEST FOR INFORMAL CONFERENCE**

We have received your e-mail on April 17, 2019, in which you requested an informal conference. Your request for an informal conference is denied as untimely. A request for an informal conference must be made to the Michigan Department of Treasury within 35 days after your receipt of the Department's denial of the principal residence exemption claim notice on the above parcel.

This is the Department's final decision in this matter under MCL 211.7cc(8) of the General Property Tax Act. If you disagree with all or a part of this decision, you may file your petition with the small claims division of the Michigan Tax Tribunal, P.O. Box 30232, Lansing, Michigan 48909 (telephone number: 517-335-9760) within 35 days of this decision in accordance with MCL 211.7cc(13).

If you have any questions about your future eligibility for the principal residence exemption, you should contact your local assessor.

Date: **APR 26 2019**

Sincerely,



Michael A. Eschelbach, Director  
Bureau of Tax Policy

cc: Chris Mida, PRE Unit

## Eric Gaabo

---

**From:** Nikhil Patel  
**Sent:** Monday, April 1, 2024 4:13 PM  
**To:** Charlie Miles  
**Cc:** Valerie Agolli; LaDawna Johnson; Willie Donwell; Nikhil Patel  
**Subject:** RE: [EXTERNAL] Re: 9550 Hubbell and 6463 Evergreen Question  
**Attachments:** Payment history for 9550 Hubbell aka 22038786..pdf; 9550 Hubbell - Wayne County Delinquent Property Tax Due .jpg; Payment history for 6463 Evergreen aka 22097205-6.pdf; 6463 Evergreen - Wayne County Delinquent Property Tax Due .jpg

Mr. Miles,

We have reviewed this case extensively. All the past correspondence you've shared relates to Tax Years before 2016 and all of those issues have been resolved; there are no outstanding issues for Tax Year 2015 and prior. There are currently no pending payments or refunds from the City's end.

Below you will see an outline of what is outstanding for both parcels across different tax years. In three instances, no payment was made for the Winter taxes. You need to either make these following payments at the County and/or set-up a payment plan. I have attached payment history for both parcels.

I must emphasize that if there is new information you have to share, I am open to reviewing it. But there has been extensive discussion and explanation on these issues over the past six years and we will not be relitigating what has already been resolved for earlier tax years.

9550 Hubbell (Parcel ID: 22038786.)

- Tax Year 2016
  - Base tax due: \$2701.41
  - Tax paid at the County: \$1249.53 (this was transferred over from the City of Detroit, which is shown in Payer Name column)
  - Outstanding base tax amount due: \$1,451.88 (this does not include the interest and fees assessment by the County)
  - Current total due at Wayne County: **\$3,683.11**
- Tax Year 2017
  - Base tax due: \$1539.88
    - No payment on this Tax Year was originally made to the City
  - Tax paid at the County: \$173.95 (Payer name: Charles Miles)
  - Outstanding base tax amount due: \$1,365.93 (this does not include the interest and fees assessment by the County)
  - Current total due at Wayne County: **\$3,442.57**
- Tax Year 2021
  - Winter taxes not paid to the City, this was transferred for delinquent collections at the County
  - Outstanding base tax amount due: \$130.11 (this does not include the interest and fees assessment by the County)
  - Current total due at Wayne County: **\$481.10**

6463 Evergreen (Parcel ID: 22097205-6)

- Tax Year 2017
  - Base tax due: \$1423.41
  - Tax paid at the County: \$1249.58 (Payer name: Charles Miles)
  - Outstanding base tax amount due: \$1249.58 (this does not include the interest and fees assessment by the County)
  - Current total due at Wayne County: **\$2,963.02**
- Tax Year 2018
  - Winter taxes not paid to the City, this was transferred for delinquent collections at the County
  - Outstanding base tax amount due: \$109.99 (this does not include the interest and fees assessment by the County)
  - Current total due at Wayne County: **\$666.03**
- Tax Year 2021
  - Winter taxes not paid to the City, this was transferred for delinquent collections at the County
  - Outstanding base tax amount due: \$116.09 (this does not include the interest and fees assessment by the County)
  - Current total due at Wayne County: **\$461.26**
  -

Thank you,  
Nikhil

**Nikhil Patel**  
Treasurer / Deputy CFO  
Office of the Chief Financial Officer  
City of Detroit | Mayor Michael E. Duggan  
[LinkedIn](https://www.linkedin.com/in/nikhil.patel/detroitmi.gov) | [nikhil.patel@detroitmi.gov](mailto:nikhil.patel@detroitmi.gov)

**From:** Charlie Miles <stylesbymiles@gmail.com>  
**Sent:** Monday, April 1, 2024 2:31 PM  
**To:** Nikhil Patel <Nikhil.Patel@detroitmi.gov>  
**Subject:** [EXTERNAL] Re: 9550 Hubbell and 6463 Evergreen Question

Hello Mr Patel  
My Name is CHARLES MILES  
Reaching out about 9550 Hubbell & 6463 Evergreen meeting

On Tuesday, January 23, 2024, Nikhil Patel <[Nikhil.Patel@detroitmi.gov](mailto:Nikhil.Patel@detroitmi.gov)> wrote:

Hello Mr. Donwell,

Message received. I will review with my team and then first follow-up internally, followed by a meeting I can set up with Mr. Miles and Council Member Durhal's office.

Nikhil

**Nikhil Patel**  
Treasurer / Deputy CFO

Office of the Chief Financial Officer

City of Detroit | Mayor Michael E. Duggan

LinkedIn | [nikhil.patel@detroitmi.gov](mailto:nikhil.patel@detroitmi.gov)

**From:** Willie Donwell <[donwellw@detroitmi.gov](mailto:donwellw@detroitmi.gov)>  
**Sent:** Tuesday, January 23, 2024 12:09 PM  
**To:** Nikhil Patel <[Nikhil.Patel@detroitmi.gov](mailto:Nikhil.Patel@detroitmi.gov)>  
**Cc:** Charlie Miles <[stylesbymiles@gmail.com](mailto:stylesbymiles@gmail.com)>; Fred Durhal <[Fred.Durhal@detroitmi.gov](mailto:Fred.Durhal@detroitmi.gov)>; Yolanda Lockett <[locketty@detroitmi.gov](mailto:locketty@detroitmi.gov)>; LaDawna Johnson <[johnsonlad@detroitmi.gov](mailto:johnsonlad@detroitmi.gov)>; Alvin Horhn <[horhna@detroitmi.gov](mailto:horhna@detroitmi.gov)>  
**Subject:** 9550 Hubbell and 6463 Evergreen Question

Good Morning Treasurer Patel,

There has been an ongoing concern regarding a decision made from the previous Treasurer that needs your attention. Over the past several years, Mr. Miles has spoke to several offices in order to find resolution. As this is a Treasury matter, I ask that you review the circumstances behind his issue. Once you have had the opportunity to review, I respectfully ask that you set a meeting with Mr. Miles who is included in this communication and include Council Member Durhal's office if possible.

Respectfully submitted,

Willie C. Donwell, MCAO / MCPPE

Director

Property Assessment Board of Review  
Coleman A. Young Municipal Center  
2 Woodward Avenue  
Suite 105  
Detroit, Michigan 48226  
Office: 313-628-0722  
Direct: 313-628-2673  
Fax: 313-224-4576

Email: [donwellw@detroitmi.gov](mailto:donwellw@detroitmi.gov)

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**ERIC R. SABREE**  
 WAYNE COUNTY TREASURER  
 400 Monroe - 5th Floor  
 Detroit MI 48226-2942



**DETROIT  
 REAL PROPERTY**

**PARCEL ID:** 22038786.

**ADDRESS:** 9550 HUBBELL  
 DETROIT, MI 48227

**LEGAL** E HUBBELL 98 CHURCHILL PARK SUB  
**DESCRIPTION:** L50 P52 PLATS, W C R 22/568 40 X  
 123

**REQUESTED BY:**  
 CITY OF DETROIT

**YEAR TYPE:**  
 Calendar Year

**Tax Payment History Statement**

TAX YEAR	STATE VALUE	TAX VALUE	TAX BASE	TAX PAID	FEE/INT PAID	TOTAL PAID	RECEIPT#	DATE PAID	PAYER NAME
2012	17336	17336	1565.66	1565.66	899.78	2465.44	201513519	01/15/2015	MILES, CHARLES
2013	22042	17752	1607.98	1147.89	575.85	1723.74	2015262371	08/18/2015	CharlieMiles
2014	17634	17634	1619.57	1082.63	401.47	1484.1	2016119192	04/01/2016	CharlesMiles
2014	17634	17634	1619.57	29.78	20.22	50	201770271	02/28/2017	MILES, CHARLES
2014	17634	17634	1619.57	507.16	390.13	897.29	2017289453	09/01/2017	CharlesMiles
2015	15700	15700	1477.47	189.15	110.85	300	201822241	01/19/2018	CharlieMiles
2015	15700	15700	1477.47	804.69	483.63	1288.32	201834477	02/02/2018	MILES, CHARLES
2015	15700	15700	1477.47	30.94	19.06	50	2018105800	03/16/2018	MILES, CHARLES
2016	13300	13300	2701.41	1249.53	0	1249.53	2018150913	04/18/2018	CITY OF DETROIT
2015	15700	15700	1477.47	45.98	29.02	75	2018166270	05/02/2018	CharlesMiles
2015	15700	15700	1477.47	60.75	39.25	100	2018194026	05/30/2018	CharlesMiles
2015	15700	15700	1477.47	60.2	39.8	100	2018234112	06/27/2018	CharlieMiles
2015	15700	15700	1477.47	115.27	77.93	193.2	2018267359	07/31/2018	CharlieMiles
2015	15700	15700	1477.47	170.49	117.84	288.33	2018298330	09/04/2018	charlesmiles
2017	13100	13100	1539.88	173.95	26.05	200	2018374057	12/04/2018	charliemiles
2018	13000	13000	511.88	511.88	40.96	552.84	2019207424	06/06/2019	MILES, CHARLES
2020	15500	13564	128.28	128.28	34.24	162.52	202214081	01/19/2022	CharlesMiles

**PAYMENT SUMMARY**

CALENDAR YEAR	NO OF PAYMENTS	TAX PAID	FEE/INT PAID	TOTAL PAID
2015	2	2713.55	1475.63	4189.18
2016	1	1082.63	401.47	1484.10
2017	2	536.94	410.35	947.29
2018	10	2900.95	943.43	3844.38
2019	1	511.88	40.96	552.84
2022	1	128.28	34.24	162.52

**REMARKS:**  
 Charles Miles

\*\*\*\*\* THIS PARCEL HAS UNPAID TAXES \*\*\*\*\*

Page 1 of 1

**ERIC R. SABREE**  
 WAYNE COUNTY TREASURER  
 400 Monroe - 5th Floor  
 Detroit MI 48226-2942



**DETROIT  
 REAL PROPERTY**

**PARCEL ID: 22038786.**

**ADDRESS: 9550 HUBBELL  
 DETROIT, MI 48227**

**LEGAL** E HUBBELL 98 CHURCHILL PARK SUB  
**DESCRIPTION:** L50 P52 PLATS, W C R 22/568 40 X  
 123

**REQUESTED BY:**  
 CITY OF DETROIT

**YEAR TYPE:**  
 Calendar Year

### Tax Payment History Statement

TAX YEAR	STATE VALUE	TAX VALUE	TAX BASE	TAX PAID	FEES/INT PAID	TOTAL PAID	RECEIPT#	DATE PAID	PAYER NAME
2012	17336	17336	1565.66	1565.66	899.78	2465.44	201513519	01/15/2015	MILES, CHARLES
2013	22042	17752	1607.98	1147.89	575.85	1723.74	2015262371	08/18/2015	CharlieMiles
2014	17634	17634	1619.57	1082.63	401.47	1484.1	2016119192	04/01/2016	CharlesMiles
2014	17634	17634	1619.57	29.78	20.22	50	201770271	02/28/2017	MILES, CHARLES
2014	17634	17634	1619.57	507.16	390.13	897.29	2017289453	09/01/2017	CharlesMiles
2015	15700	15700	1477.47	189.15	110.85	300	201822241	01/19/2018	CharlieMiles
2015	15700	15700	1477.47	804.69	483.63	1288.32	201834477	02/02/2018	MILES, CHARLES
2015	15700	15700	1477.47	30.94	19.06	50	2018105800	03/16/2018	MILES, CHARLES
2016	13300	13300	2701.41	1249.53	0	1249.53	2018150913	04/18/2018	CITY OF DETROIT
2015	15700	15700	1477.47	45.98	29.02	75	2018166270	05/02/2018	CharlesMiles
2015	15700	15700	1477.47	60.75	39.25	100	2018194026	05/30/2018	CharlesMiles
2015	15700	15700	1477.47	60.2	39.8	100	2018234112	06/27/2018	CharlieMiles
2015	15700	15700	1477.47	115.27	77.93	193.2	2018267359	07/31/2018	CharlieMiles
2015	15700	15700	1477.47	170.49	117.84	288.33	2018298330	09/04/2018	charlesmiles
2017	13100	13100	1539.88	173.95	26.05	200	2018374057	12/04/2018	charliemiles
2018	13000	13000	511.88	511.88	40.96	552.84	2019207424	06/06/2019	MILES, CHARLES
2020	15500	13564	128.28	128.28	34.24	162.52	202214081	01/19/2022	CharlesMiles

**Nikhil Patel**  
 Treasurer / Deputy CFO  
 Office of the Chief Financial Officer  
 City of Detroit | Mayor Michael E. Duggan  
[LinkedIn](https://www.linkedin.com/in/nikhil-patel-detroitmi/) | [nikhil.patel@detroitmi.gov](mailto:nikhil.patel@detroitmi.gov)

# Pay Taxes Online

## Property & Tax Information

 Definitions

**Municipality**  
01

**Parcel ID**  
22038786

**Property Type**  
REAL

**Property Address**  
9550 HUBBELL DETROIT MI 48227

**Taxpayer(s)**  
MILES, CHARLES

Tax Year	Tax	Interest & Fees	Amount Due	Status
2016	\$1,451.88	\$2,231.23	\$3,683.11	 SUBJECT TO FORECLOSURE
2017	\$1,365.93	\$2,076.64	\$3,442.57	 SUBJECT TO FORECLOSURE
2021	\$130.11	\$350.99	\$481.10	 SUBJECT TO FORECLOSURE
<b>Totals :</b>	<b>\$2,947.92</b>	<b>\$4,658.86</b>	<b>\$7,606.78</b>	

**TAX AMOUNT DUE if paid on or before 04/30/2024 : \$7,606.78**

2023 data has not been confirmed yet. You may pay the amount shown. Once confirmed, you may still owe additional taxes or you will be refunded for an overpayment.

**ERIC R. SABREE**  
 WAYNE COUNTY TREASURER  
 400 Monroe - 5th Floor  
 Detroit MI 48226-2942



**DETROIT  
REAL PROPERTY**

**PARCEL ID:** 22097205-6

**ADDRESS:** 6463 EVERGREEN  
 DETROIT, MI 48228

**LEGAL** W EVERGREEN RD 41&40 FRISCHKORNS  
**DESCRIPTION:** ROUGE PARK SUB L44 P61 PLATS, W  
 C R 22/289 40 X 127

**REQUESTED BY:**  
 CITY OF DETROIT

**YEAR TYPE:**  
 Calendar Year

**Tax Payment History Statement**

TAX YEAR	STATE VALUE	TAX VALUE	TAX BASE	TAX PAID	FEES/INT PAID	TOTAL PAID	RECEIPT#	DATE PAID	PAYER NAME
2013	21654	21654	2342.82	862.29	137.71	1000	201521158	01/28/2015	charliemiles
2013	21654	21654	2342.82	683.94	423.65	1107.59	2015262386	08/18/2015	CharlesMiles
2014	16241	16241	1843.18	1263.45	447.72	1711.17	2016119193	04/01/2016	CharlesMiles
2014	16241	16241	1843.18	30.26	19.74	50	201770261	02/28/2017	CHARLESMILES
2014	16241	16241	1843.18	549.47	407.8	957.27	2017289450	09/01/2017	CharlesMiles
2015	14500	14500	1686.53	192.41	107.59	300	201822235	01/19/2018	CharlesMiles
2015	14500	14500	1686.53	960.89	551.74	1512.63	201834474	02/02/2018	CHARLESMILES
2015	14500	14500	1686.53	31.46	18.54	50	2018105797	03/16/2018	CHARLESMILES
2015	14500	14500	1686.53	46.75	28.25	75	2018166268	05/02/2018	CharlesMiles
2015	14500	14500	1686.53	61.76	38.24	100	2018194023	05/30/2018	CharlesMiles
2015	14500	14500	1686.53	61.19	38.81	100	2018234110	06/27/2018	CjarlieMiles
2015	14500	14500	1686.53	121.27	78.73	200	2018267354	07/31/2018	CharlieMiles
2015	14500	14500	1686.53	210.8	143.23	354.03	2018298318	09/04/2018	charlesmiles
2017	11900	11900	1423.41	173.83	26.17	200	2018374050	12/04/2018	charliemiles
2020	14400	12103	113.97	113.97	32.1	146.07	202214080	01/19/2022	CharlesMILES

**PAYMENT SUMMARY**

CALENDAR YEAR	NO OF PAYMENTS	TAX PAID	FEES/INT PAID	TOTAL PAID
2015	2	1546.23	561.36	2107.59
2016	1	1263.45	447.72	1711.17
2017	2	579.73	427.54	1007.27
2018	9	1860.36	1031.30	2891.66
2022	1	113.97	32.10	146.07

**REMARKS:**  
 Charles Miles

\*\*\*\*\* THIS PARCEL HAS UNPAID TAXES \*\*\*\*\*

Page 1 of 1

# Pay Taxes Online

## Property & Tax Information

Definitions

### Municipality

01

22097205-6

REAL

### Parcel ID

### Property Type

### Property Address

6463 EVERGREEN, DETROIT MI 48228

### Taxpayer(s)

MILES, CHARLES

Tax Year	Tax	Interest & Fees	Amount Due	Status
2017	\$1,249.58	\$1,713.44	\$2,963.02	?
2018	\$109.99	\$556.04	\$666.03	?
2021	\$116.09	\$345.17	\$461.26	?
<b>Totals:</b>	<b>\$1,475.66</b>	<b>\$2,614.65</b>	<b>\$4,090.31</b>	

## Eric Gaabo

---

**From:** Nikhil Patel  
**Sent:** Tuesday, April 2, 2024 10:48 AM  
**To:** Charlie Miles  
**Cc:** LaDawna Johnson; Valerie Agolli  
**Subject:** RE: [EXTERNAL] Re: 9550 Hubbell and 6463 Evergreen Question  
**Attachments:** 9550 Hubbell - Wayne County Delinquent Property Tax Due .jpg; 6463 Evergreen - Wayne County Delinquent Property Tax Due .jpg

Mr. Miles,

The outstanding amounts outlined below are delinquent. I highly recommend and encourage you contact the county to resolve these items by either making full payment or setting up a payment plan. I'll use the payment history on 9550 Hubbell in Tax Year 2016 and 2017 as an example to help you understand what you are seeing. In the image below you'll see a green, blue, and yellow highlight for both 2016 and 2017.

For the 2016 row, you will see the that base tax (this is the amount of tax that is owed on the property) is **\$2701.41**. The blue highlights in that same row is what you have paid so far: **\$1249.53**. Notice that the yellow highlight shows a value of "0". That was from when past administration worked with you to waive interest and penalty for just reason on that parcel. So, since you have paid less than the tax owed, you still owe money for 2016.

For the 2017 row, you will see the that base tax (this is the amount of tax that is owed on the property) is **\$1539.88**. The blue highlights in that same row is what you have paid so far: **\$200** (this is the sum of the \$173.95 in tax paid and 26.05 in interest and penalty paid). So, since you have paid less than the tax owed, you still owe money for 2017.

This can be seen for the other relevant years too. I've also attached again the information you can find online for your properties at the county website: <https://pta.waynecounty.com/>

**From:** Charlie Miles <stylesbymiles@gmail.com>  
**Sent:** Tuesday, April 2, 2024 10:34 AM  
**To:** Nikhil Patel <Nikhil.Patel@detroitmi.gov>  
**Subject:** [EXTERNAL] Re: 9550 Hubbell and 6463 Evergreen Question

According to your document sent to me it shows that I was never delinquent as a matter of fact it shows that I over paid every year Can you help me understand ?

On Monday, April 1, 2024, Nikhil Patel <[Nikhil.Patel@detroitmi.gov](mailto:Nikhil.Patel@detroitmi.gov)> wrote:

Mr. Miles,

We have reviewed this case extensively. All the past correspondence you've shared relates to Tax Years before 2016 and all of those issues have been resolved; there are no outstanding issues for Tax Year 2015 and prior. There are currently no pending payments or refunds from the City's end.

Below you will see an outline of what is outstanding for both parcels across different tax years. In three instances, no payment was made for the Winter taxes. You need to either make these following payments at the County and/or set-up a payment plan. I have attached payment history for both parcels.

I must emphasize that if there is new information you have to share, I am open to reviewing it. But there has been extensive discussion and explanation on these issues over the past six years and we will not be relitigating what has already been resolved for earlier tax years.

9550 Hubbell (Parcel ID: 22038786.)

- Tax Year 2016
  - Base tax due: \$2701.41
  - Tax paid at the County: \$1249.53 (this was transferred over from the City of Detroit, which is shown in Payer Name column)
  - Outstanding base tax amount due: \$1,451.88 (this does not include the interest and fees assessment by the County)
  - Current total due at Wayne County: **\$3,683.11**
- Tax Year 2017
  - Base tax due: \$1539.88
    - No payment on this Tax Year was originally made to the City
  - Tax paid at the County: \$173.95 (Payer name: Charles Miles)

- Outstanding base tax amount due: \$1,365.93 (this does not include the interest and fees assessment by the County)
- Current total due at Wayne County: **\$3,442.57**
- Tax Year 2021
  - Winter taxes not paid to the City, this was transferred for delinquent collections at the County
  - Outstanding base tax amount due: \$130.11 (this does not include the interest and fees assessment by the County)
  - Current total due at Wayne County: **\$481.10**
- Tax Year 2017
  - Base tax due: \$1423.41
  - Tax paid at the County: \$1249.58 (Payer name: Charles Miles)
  - Outstanding base tax amount due: \$1249.58 (this does not include the interest and fees assessment by the County)
  - Current total due at Wayne County: **\$2,963.02**
- Tax Year 2018
  - Winter taxes not paid to the City, this was transferred for delinquent collections at the County
  - Outstanding base tax amount due: \$109.99 (this does not include the interest and fees assessment by the County)
  - Current total due at Wayne County: **\$666.03**
- Tax Year 2021
  - Winter taxes not paid to the City, this was transferred for delinquent collections at the County
  - Outstanding base tax amount due: \$116.09 (this does not include the interest and fees assessment by the County)
  - Current total due at Wayne County: **\$461.26**
  -

Thank you,

Nikhil

**Nikhil Patel**  
Treasurer / Deputy CFO

Office of the Chief Financial Officer

City of Detroit | Mayor Michael E. Duggan

[LinkedIn](#) | [nikhil.patel@detroitmi.gov](mailto:nikhil.patel@detroitmi.gov)

**From:** Charlie Miles <[stylesbymiles@gmail.com](mailto:stylesbymiles@gmail.com)>  
**Sent:** Monday, April 1, 2024 2:31 PM  
**To:** Nikhil Patel <[Nikhil.Patel@detroitmi.gov](mailto:Nikhil.Patel@detroitmi.gov)>  
**Subject:** [EXTERNAL] Re: 9550 Hubbell and 6463 Evergreen Question

Hello Mr Patel

My Name is CHARLES MILES

Reaching out about 9550 Hubbell & 6463 Evergreen meeting

On Tuesday, January 23, 2024, Nikhil Patel <[Nikhil.Patel@detroitmi.gov](mailto:Nikhil.Patel@detroitmi.gov)> wrote:

Hello Mr. Donwell,

Message received. I will review with my team and then first follow-up internally, followed by a meeting I can set up with Mr. Miles and Council Member Durhal's office.

Nikhil

**Nikhil Patel**  
Treasurer / Deputy CFO

Office of the Chief Financial Officer

City of Detroit | Mayor Michael E. Duggan

[LinkedIn](#) | [nikhil.patel@detroitmi.gov](mailto:nikhil.patel@detroitmi.gov)

**From:** Willie Donwell <[donwellw@detroitmi.gov](mailto:donwellw@detroitmi.gov)>  
**Sent:** Tuesday, January 23, 2024 12:09 PM

**To:** Nikhil Patel <[Nikhil.Patel@detroitmi.gov](mailto:Nikhil.Patel@detroitmi.gov)>  
**Cc:** Charlie Miles <[stylesbymiles@gmail.com](mailto:stylesbymiles@gmail.com)>; Fred Durhal <[Fred.Durhal@detroitmi.gov](mailto:Fred.Durhal@detroitmi.gov)>; Yolanda Lockett <[locketty@detroitmi.gov](mailto:locketty@detroitmi.gov)>; LaDawna Johnson <[johnsonlad@detroitmi.gov](mailto:johnsonlad@detroitmi.gov)>; Alvin Horhn <[horhna@detroitmi.gov](mailto:horhna@detroitmi.gov)>  
**Subject:** 9550 Hubbell and 6463 Evergreen Question

Good Morning Treasurer Patel,

There has been an ongoing concern regarding a decision made from the previous Treasurer that needs your attention. Over the past several years, Mr. Miles has spoke to several offices in order to find resolution. As this is a Treasury matter, I ask that you review the circumstances behind his issue. Once you have had the opportunity to review, I respectfully ask that you set a meeting with Mr. Miles who is included in this communication and include Council Member Durhal's office if possible.

Respectfully submitted,

Willie C. Donwell, MCAO / MCPPE

Director

Property Assessment Board of Review

Coleman A. Young Municipal Center

[2.Woodward.Avenue](http://2.Woodward.Avenue)

Suite [105](#)

Detroit, Michigan 48226

Office: 313-628-0722

Direct: 313-628-2673

Fax: 313-224-4576

Email: [donwellw@detroitmi.gov](mailto:donwellw@detroitmi.gov)

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# Pay Taxes Online

## Property & Tax Information

 Definitions

Municipality	Parcel ID	Property Type
01	22038786.	REAL
Property Address	Taxpayer(s)	
9550 HUBBELL, DETROIT MI 48227	MILES, CHARLES	
Tax Year	Tax	Interest & Fees
2016	\$1,451.88	\$2,231.23
2017	\$1,365.93	\$2,076.64
2021	\$130.11	\$350.99
<b>Totals :</b>	<b>\$2,947.92</b>	<b>\$4,658.86</b>
Amount Due		Status
\$3,683.11		 SUBJECT TO FORECLOSURE
\$3,442.57		 SUBJECT TO FORECLOSURE
\$481.10		 SUBJECT TO FORECLOSURE
<b>\$7,606.78</b>		

TAX AMOUNT DUE if paid on or before 04/30/2024 : \$7,606.78

2023 data has not been confirmed yet. You may pay the amount shown. Once confirmed, you may still owe additional taxes or you will be refunded for an overpayment.

## Pay Taxes Online

### Property & Tax Information

Definitions

Municipality	Parcel ID	Property Type
01	22097205-6	REAL
Property Address	Taxpayer(s)	
6463 EVERGREEN, DETROIT MI 48228	MILES, CHARLES	
Tax Year	Tax	Interest & Fees
2017	\$1,249.58	\$1,713.44
2018	\$109.99	\$556.04
2021	\$116.09	\$345.17
<b>Totals:</b>	<b>\$1,475.66</b>	<b>\$2,614.65</b>
		Amount Due
		\$2,963.02
		\$666.03
		\$461.26
		<b>\$4,090.31</b>
		Status
		② SUBJECT TO FORECLOSURE
		② SUBJECT TO FORECLOSURE
		② SUBJECT TO FORECLOSURE

## DETROIT

TAX CERTIFICATION  
TAX SUMMARY FOR CALENDAR YEAR 2017School: D  
Property #: 22097205-6

## SITE ADDRESS:

6463 EVERGREEN  
 MILES, CHARLES  
 12900 SANTA CLARA  
 DETROIT MI 48235

SEV 11,900  
 AV 11,900  
 TAXV 11,900

Mortgage Company of Record:  
 NONE

Prop Type : 401-RESIDENTIAL  
 PRE/MBT %: 0

## Summer Tax Bill

MILLS	TAX TYPE	TAX AMOUNT
6.00000	STATE EDUCATION	71.40
19.95200	GENERAL CITY	237.42
8.24370	DEBT SERVICE	98.10
4.63070	LIBRARY	55.10
13.00000	SCHOOL DEBT	154.70
18.00000	SCHOOL OPERATING	214.20
5.64830	W COUNTY TAX	67.21
0.00000	DDA	0.00
2.00000	WC RESA ENH	23.80
18.00000	SCHOOL OPER FC	0.00
0.00000	SOLID WASTE FEE	240.00

## Winter Tax Bill

MILLS	TAX TYPE	TAX AMOUNT
0.98970	WAYNE COUNTY	11.77
0.93810	W C JAILS	11.16
0.24590	W C PARKS	2.92
0.21400	W C HCMA	2.54
0.09650	W C RESA	1.14
3.36780	W C RESA SP ED	40.07
3.24080	W C COMM COLLEGE	38.56
0.10000	W C ZOO	1.19
0.20000	W C DIA	2.38

TOTAL TAXES	1,161.93
ADMIN FEE	9.21
INTEREST	139.43
TOTAL BILL	1,310.57

TOTAL TAXES	111.73
ADMIN FEE	1.11
INTEREST	5.03
TOTAL BILL	117.87

## DETROIT

TAX CERTIFICATION  
TAX SUMMARY FOR CALENDAR YEAR 2018

School: 82010

Property #: 22097205-6

## SITE ADDRESS:

6463 EVERGREEN

SEV 11,600

AV 11,600

TAXV 11,600

MILES, CHARLES  
12900 SANTA CLARA  
DETROIT MI 48235

## Mortgage Company of Record:

NONE

Prop Type : 401-RESIDENTIAL

PRE/MBT %: 0

## Summer Tax Bill

MILLS	TAX TYPE	TAX AMOUNT
6.00000	STATE EDUCATION	69.60
19.95200	GENERAL CITY	231.44
7.00000	DEBT SERVICE	81.20
4.63070	LIBRARY	53.71
13.00000	SCHOOL DEBT	150.80
18.00000	SCHOOL OPERATING	208.80
5.64830	W COUNTY TAX	65.52
0.00000	DDA	0.00
2.00000	WC RESA ENH	23.20
18.00000	SCHOOL OPER FC	0.00
0.00000	SOLID WASTE FEE	240.00

## Winter Tax Bill

MILLS	TAX TYPE	TAX AMOUNT
0.98970	WAYNE COUNTY	11.48
0.93810	W C JAILS	10.88
0.24590	W C PARKS	2.85
0.21290	W C HCMA	2.46
0.09650	W C RESA	1.11
3.36780	W C RESA SP ED	39.06
3.24080	W C COMM COLLEGE	37.59
0.10000	W C ZOO	1.16
0.20000	W C DIA	2.32

TOTAL TAXES	1,124.27
ADMIN FEE	8.84
INTEREST	134.91
TOTAL BILL	1,268.02

TOTAL TAXES	108.91
ADMIN FEE	1.08
INTEREST	4.90
TOTAL BILL	114.89

## SUMMER

TOTAL PAID: 1,268.02  
DATE PAID : 02/28/2019

## DETROIT

TAX CERTIFICATION  
TAX SUMMARY FOR CALENDAR YEAR 2021School: 82010  
Property #: 22097205-6

## SITE ADDRESS:

6463 EVERGREEN

SEV 16,200  
AV 16,200  
TAXV 12,272MILES, CHARLES  
12900 SANTA CLARA  
DETROIT MI 48235Mortgage Company of Record:  
NONEProp Type : 401-RESIDENTIAL  
PRE/MBT %: 0

## Summer Tax Bill

MILLS	TAX TYPE	TAX AMOUNT
6.00000	STATE EDUCATION	73.63
19.95200	GENERAL CITY	244.85
9.00000	DEBT SERVICE	110.44
4.63070	LIBRARY	56.82
13.00000	SCHOOL DEBT	159.53
16.85790	SCHOOL OPERATING	206.88
5.63470	W COUNTY TAX	69.14
0.00000	DDA	0.00
1.99620	WC RESA ENH	24.49
16.85790	SCHOOL OPER FC	0.00
0.00000	SOLID WASTE FEE	240.00

## Winter Tax Bill

MILLS	TAX TYPE	TAX AMOUNT
0.98730	WAYNE COUNTY	12.11
0.93580	W C JAILS	11.48
0.24530	W C PARKS	3.01
0.20890	W C HCMA	2.56
0.09620	W C RESA	1.18
3.35960	W C RESA SP ED	41.22
3.23780	W C COMM COLLEGE	39.73
0.09970	W C ZOO	1.22
0.19950	W C DIA	2.44

TOTAL TAXES	1,185.78
ADMIN FEE	9.45
INTEREST	0.00
TOTAL BILL	1,195.23

TOTAL TAXES	114.95
ADMIN FEE	1.14
INTEREST	5.17
TOTAL BILL	121.26

SUMMER  
TOTAL PAID: 1,195.23  
DATE PAID : 08/16/2021

## DETROIT

T A X C E R T I F I C A T I O N  
TAX SUMMARY FOR CALENDAR YEAR 2016School: D  
Property #: 22038786.

## SITE ADDRESS:

9550 HUBBELL

MILES, CHARLES  
9550 HUBBELL  
DETROIT MI 48227SEV 13,300  
AV 13,300  
TAXV 13,300Mortgage Company of Record:  
NONEProp Type : 401-RESIDENTIAL  
PRE/MBT %: 0

## Summer Tax Bill

MILLS	TAX TYPE	TAX AMOUNT
6.00000	STATE EDUCATION	79.80
19.95200	GENERAL CITY	265.36
9.46610	DEBT SERVICE	125.89
4.63070	LIBRARY	61.58
13.00000	SCHOOL DEBT	172.90
18.00000	SCHOOL OPERATING	239.40
0.00000	SCHOOL JUDGMENT	0.00
5.64830	W COUNTY TAX	75.12
0.00000	DDA	0.00
18.00000	SCHOOL OPER FC	0.00
0.00000	SOLID WASTE FEE	240.00

## Winter Tax Bill

MILLS	TAX TYPE	TAX AMOUNT
0.98970	WAYNE COUNTY	13.16
0.93810	W C JAILS	12.47
0.24590	W C PARKS	3.27
0.21460	W C HCMA	2.85
0.09650	W C RESA	1.28
3.36780	W C RESA SP ED	44.79
2.00000	W C RESA ENH	26.60
3.24080	W C COMM COLLEGE	43.10
0.10000	W C ZOO	1.33
0.20000	W C DIA	2.66

TOTAL TAXES	1,260.05
ADMIN FEE	10.20
INTEREST	149.14
TOTAL BILL	1,419.39

TOTAL TAXES	151.51
ADMIN FEE	1.51
INTEREST	0.00
TOTAL BILL	153.02

SUMMER	
TOTAL PAID:	153.02
DATE PAID :	01/12/2017

WINTER	
TOTAL PAID:	153.02
DATE PAID :	01/12/2017

## DETROIT

TAX CERTIFICATION  
TAX SUMMARY FOR CALENDAR YEAR 2017School: D  
Property #: 22038786.

## SITE ADDRESS:

9550 HUBBELL

SEV 13,100

MILES, CHARLES

AV 13,100

9550 HUBBELL

TAXV 13,100

DETROIT MI 48227

Mortgage Company of Record:

NONE

Prop Type : 401-RESIDENTIAL

PRE/MBT %: 0

## Summer Tax Bill

MILLS	TAX TYPE	TAX AMOUNT
6.00000	STATE EDUCATION	78.60
19.95200	GENERAL CITY	261.37
8.24370	DEBT SERVICE	107.99
4.63070	LIBRARY	60.66
13.00000	SCHOOL DEBT	170.30
18.00000	SCHOOL OPERATING	235.80
5.64830	W COUNTY TAX	73.99
0.00000	DDA	0.00
2.00000	WC RESA ENH	26.20
18.00000	SCHOOL OPER FC	0.00
0.00000	SOLID WASTE FEE	240.00

## Winter Tax Bill

MILLS	TAX TYPE	TAX AMOUNT
0.98970	WAYNE COUNTY	12.96
0.93810	W C JAILS	12.28
0.24590	W C PARKS	3.22
0.21400	W C HCMA	2.80
0.09650	W C RESA	1.26
3.36780	W C RESA SP ED	44.11
3.24080	W C COMM COLLEGE	42.45
0.10000	W C ZOO	1.31
0.20000	W C DIA	2.62

TOTAL TAXES	1,254.91
ADMIN FEE	10.14
INTEREST	150.59
TOTAL BILL	1,415.64

TOTAL TAXES	123.01
ADMIN FEE	1.23
INTEREST	5.54
TOTAL BILL	129.78

## DETROIT

TAX CERTIFICATION  
TAX SUMMARY FOR CALENDAR YEAR 2021

Property #: 22038786.

## SITE ADDRESS:

9550 HUBBELL

SEV 17,600

MILES, CHARLES

AV 17,600

9550 HUBBELL

TAXV 13,753

DETROIT MI 48227

Mortgage Company of Record:

NONE

Prop Type : 401-RESIDENTIAL

PRE/MBT %: 0

## Summer Tax Bill

MILLS	TAX TYPE	TAX AMOUNT
6.00000	STATE EDUCATION	82.51
19.95200	GENERAL CITY	274.39
9.00000	DEBT SERVICE	123.77
4.63070	LIBRARY	63.68
13.00000	SCHOOL DEBT	178.78
16.85790	SCHOOL OPERATING	231.84
5.63470	W COUNTY TAX	77.49
0.00000	DDA	0.00
1.99620	WC RESA ENH	27.45
16.85790	SCHOOL OPER FC	0.00
0.00000	SOLID WASTE FEE	240.00

## Winter Tax Bill

MILLS	TAX TYPE	TAX AMOUNT
0.98730	WAYNE COUNTY	13.57
0.93580	W C JAILS	12.87
0.24530	W C PARKS	3.37
0.20890	W C HCMA	2.87
0.09620	W C RESA	1.32
3.35960	W C RESA SP ED	46.20
3.23780	W C COMM COLLEGE	44.52
0.09970	W C ZOO	1.37
0.19950	W C DIA	2.74

TOTAL TAXES	1,299.91
ADMIN FEE	10.59
INTEREST	0.00
TOTAL BILL	1,310.50

TOTAL TAXES	128.83
ADMIN FEE	1.28
INTEREST	5.79
TOTAL BILL	135.90

## SUMMER

TOTAL PAID:	1,310.50
DATE PAID :	08/16/2021

# Pay Taxes Online

## Property & Tax Information

Definitions

Municipality

01

Parcel ID

22097205-6

Property Type

REAL

Property Address

6463 EVERGREEN. DETROIT MI 48228

Taxpayer(s)

MILES, CHARLES

Tax Year	Tax	Interest & Fees	Amount Due	Status
2017	\$1,249.58	\$1,713.44	\$2,963.02	?
2018	\$109.99	\$556.04	\$666.03	?
2021	\$116.09	\$345.17	\$461.26	?
<b>Totals :</b>	<b>\$1,475.66</b>	<b>\$2,614.65</b>	<b>\$4,090.31</b>	

# Pay Taxes Online

## Property & Tax Information

[Definitions](#)

Municipality	Parcel ID	Property Type
01	22038786.	REAL
Property Address	Taxpayer(s)	
9550 HUBBELL, DETROIT MI 48227	MILES, CHARLES	

Tax Year	Tax	Interest & Fees	Amount Due	Status
2016	\$1,451.88	\$2,231.23	\$3,683.11	<span>?</span> SUBJECT TO FORECLOSURE
2017	\$1,365.93	\$2,076.64	\$3,442.57	<span>?</span> SUBJECT TO FORECLOSURE
2021	\$130.11	\$350.99	\$481.10	<span>?</span> SUBJECT TO FORECLOSURE
<b>Totals :</b>	<b>\$2,947.92</b>	<b>\$4,658.86</b>	<b>\$7,606.78</b>	

TAX AMOUNT DUE if paid on or before 04/30/2024 : \$7,606.78

2023 data has not been confirmed yet. You may pay the amount shown. Once confirmed, you may still owe additional taxes or you will be refunded for an overpayment.